

SNAPSHOT of HOME Program Performance--As of 12/31/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Fort Bend County**

State: **TX**

PJ's Total HOME Allocation Received: **\$6,889,023**

PJ's Size Grouping*: **C**

PJ Since (FY): **1994**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:							
			PJs in State:	38			
% of Funds Committed	78.48 %	88.74 %	35	90.66 %	7	5	
% of Funds Disbursed	68.88 %	79.23 %	35	81.06 %	11	7	
Leveraging Ratio for Rental Activities	0	4.05	24	4.62	0	0	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	81.32 %	1	81.27 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	0.00 %	57.72 %	36	68.23 %	0	0	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	100.00 %	70.09 %	1	79.86 %	100	100	
% of 0-30% AMI Renters to All Renters***	62.16 %	36.23 %	8	44.82 %	75	80	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	95.55 %	1	94.65 %	100	100	
Overall Ranking:			In State:	26 / 38	Nationally:	19	16
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$13,976	\$14,049		\$25,419	37 Units	11.50 %	
Homebuyer Unit	\$7,435	\$9,433		\$14,530	171 Units	52.90 %	
Homeowner-Rehab Unit	\$24,361	\$30,082		\$20,251	80 Units	24.80 %	
TBRA Unit	\$3,217	\$3,562		\$3,156	35 Units	10.80 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (201 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Fort Bend County TX

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$13,976	\$86,442	\$26,154
State:*	\$51,405	\$58,896	\$32,730
National:**	\$89,640	\$72,481	\$22,984

CHDO Operating Expenses:
(% of allocation)

PJ: 0.1 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.71

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	40.5	18.1	30.0	48.6
Black/African American:	29.7	29.8	40.0	37.1
Asian:	0.0	2.9	0.0	0.0
American Indian/Alaska Native:	0.0	0.6	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	2.7	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	1.8	0.0	0.0
Asian/Pacific Islander:	0.0	1.2	0.0	0.0

ETHNICITY:

Hispanic	27.0	45.6	30.0	14.3
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HOUSEHOLD SIZE:

1 Person:	81.1	8.8	42.5	48.6
2 Persons:	18.9	15.8	22.5	11.4
3 Persons:	0.0	18.1	12.5	20.0
4 Persons:	0.0	36.8	10.0	11.4
5 Persons:	0.0	13.5	10.0	8.6
6 Persons:	0.0	5.3	1.3	0.0
7 Persons:	0.0	1.2	0.0	0.0
8 or more Persons:	0.0	0.6	1.3	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	0.0	10.5	20.0	97.1
Elderly:	100.0	1.2	48.8	0.0
Related/Single Parent:	0.0	33.3	16.3	2.9
Related/Two Parent:	0.0	53.8	15.0	0.0
Other:	0.0	1.2	0.0	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	0.0	0.6 [#]
HOME TBRA:	0.0	
Other:	0.0	
No Assistance:	100.0	

of Section 504 Compliant Units / Completed Units Since 2001 0

* The State average includes all local and the State PJs within that state

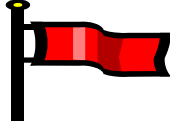
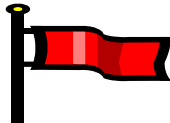
** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Fort Bend County State: TX Group Rank: 19
(Percentile)
State Rank: 26 / 38 PJs Overall Rank: 16
(Percentile)
Summary: 2 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.60%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.54%	0	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	100	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.20%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.500	4.02	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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